

**JERSEY CITY PLANNING BOARD
PUBLIC NOTICE
REGULAR MEETING**

Please be advised the following items will be heard at a Regular Meeting of the Jersey City Planning Board, scheduled for Tuesday, March 19, 2013 at 5:30 p.m. in the Council Chambers of City Hall at 280 Grove St., Jersey City, New Jersey.

1. Call to Order
2. Sunshine Announcement
3. Roll Call
4. Swear in Staff
5. Correspondence:
6. Old Business:
7. New Business:
8. Section 31 review of BeLoveEd Community Charter School, 530 Grand St. Applicant proposes addition to existing building.
9. Review and discussion of proposed amendments to the Martin Luther King Drive Redevelopment Plan. Formal action may be taken. Summary Statement: This amendment will permit 6 story mixed use buildings in the MLK Hub sub-district and remove development controls requiring row-home type development. Formal action may be taken.
10. Review and discussion of amendments to the Jersey Ave. Park Redevelopment Plan to modify development standards on Tax Blocks 328 & 329. Formal action may be taken.
11. Review and discussion of amendments to the Jersey Ave. Light Rail Redevelopment Plan to create a Light Rail Station District. Formal action may be taken.
12. Review and discussion of amendments to the Power House Arts District Redevelopment Plan to permit residential uses as a principal permitted use on Block 11611, Lot 1. Formal action may be taken.
13. Case: P11-064 Preliminary & Final Major Site Plan with "c" variances
Applicant: Gerry Gas Supply, Inc.
Attorney: Charles Harrington
Review Planner: Kristin Russell
Address: 823 Tonnele Ave.
Block: 201 Lot: 9
Zone: HC – Highway Commercial
Description: Expansion of existing gas station and mini mart.
Variances: lot coverage, signage location, perimeter setback, signage size
Carried from March 5, 2013
14. Case: P13-012 Preliminary & Final Major Site Plan
Applicant: Community Healthcare Associates, LLC
Attorney: Charles Harrington
Review Planner: Jeff Wenger
Address: 1825 JFK Blvd.
Block: 25501 Lot: 6
Zone: M - Medical
Description: Renovation and partial demolition of existing Greenville Hospital with expansion of parking.
15. Case: P13-002 Preliminary & Final Major Site Plan
Applicant: Block 283 South Urban Renewal, LLC
Attorney: John Campbell, Esq.
Review Planner: Maryann Bucci-Carter, PP, AICP
Address: 235 Pavonia Avenue
Block: 10004 Lot: 2
Zone: St. Francis Redevelopment Plan
Description: New mixed use building with 101 units and 7,000 sq. ft. of retail
16. Memorialization of Resolutions
17. Executive Session, as needed, to discuss litigation, personnel or other matters
18. Adjournment

MICHAEL A. RYAN, CHAIRMAN, PLANNING BOARD